

CHDO OBLIGATIONS

CHDOs will be obligated through applicable written agreements with the County to ensure that all HOME requirements are met relative to specific projects and activities.

Area: This program is available for projects located anywhere in San Bernardino County, *except* in the cities of Apple Valley, Fontana, Hesperia, Ontario, San Bernardino, and Upland. (Contact these entitlement cities directly if you plan to purchase a home within their city limits.)



EQUAL HOUSING
OPPORTUNITY

*All County of San Bernardino Department of
Economic and Community Development housing
programs comply with Federal Fair Housing Laws.*

NOTES

SAN BERNARDINO COUNTY



Board of Supervisors
Presents the

HOME

**COMMUNITY
HOUSING
DEVELOPMENT
ORGANIZATION
(CHDO)
HOUSING ASSISTANCE
PROGRAM**

**DEPARTMENT OF ECONOMIC AND
COMMUNITY DEVELOPMENT**
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PURPOSE

The HOME Program was created in part to promote partnerships between government and nonprofit organizations, and to increase the ability of nonprofit organizations to develop and manage affordable housing. HUD regulations require Participating Jurisdictions (PJs) to reserve at least 15% of each fiscal year's HOME allocation for investment in housing developed, sponsored, or owned by nonprofits which have been certified as Community Housing Development Organizations (CHDOs).

CERTIFICATION PROCESS

To qualify as a CHDO, all applicants have to be organized and structured in accordance with the HOME Program Regulations. The County will screen potential eligible organizations to determine whether they meet all qualifications for certification.

Additionally, applicants will be required to submit several key documents which include, but are not limited to, the IRS 501(c)(3) certificate, current financial statements, staff resumes, Board membership, and the Articles of Incorporation and By-laws.

Applicant Criteria:

- ◆ A nonprofit organization, incorporated within California
- ◆ Has a federal tax exempt status
- ◆ Is not controlled by any for-profit or public entity
- ◆ Has at least a 5-member Board of Directors, none of whom are staff personnel
- ◆ Its Board of Directors includes 33% representation of local, low-income residents
- ◆ Can demonstrate a one-year, local area experience base in the provision of affordable housing services

CHDO RESPONSIBILITIES

CHDOs are required to have management control of projects and be able to demonstrate the capacity to carry out HOME-assisted activities, either with experienced staff or experienced consultants contracted as staff.

CHDOs will be required to maintain fiscal integrity and will be monitored by the County for compliance with federal requirements relative to the use of HOME Program funds.

CHDO status must be recertified by the County on an annual basis.

ELIGIBLE PROGRAM ACTIVITIES

The County encourages certified CHDOs to undertake various affordable housing activities including acquisition, rehabilitation, and new construction* affordable housing projects which they own, develop, or sponsor.

Transitional Housing, Single Room Occupancy (SRO), and Single- or Multi-family Rental Housing are some of the housing categories that CHDOs can play a key role in providing.

The County also gives priority to projects that address the needs of the following groups:

- ◆ Large Families
- ◆ Overcrowded Households
- ◆ Families with physically or mentally disabled members
- ◆ Senior Citizens
- ◆ Single person heads of households

Every CHDO project is unique and will be evaluated on its own merits. Loans are made on a first-come, first-served basis, once a CHDO project is deemed eligible.

***NOTE:** Only CHDOs are eligible for HOME assistance for new construction affordable housing projects in San Bernardino County.
